



Colonial Village



A place you are proud to call home.

**July
2023**

**2075 Rustad Lane
Mounds View, MN
55112**

Office: 763-786-3498

Emergency:

(651) 274-2909

(763) 710-0743

Sales: 651-274-2909

Carol Langenfeld



**The 4th of July
holiday will
move garbage
pickup to
Friday,
July 7th**



**Recycling Dates:
July 14th &
July 28th**

Mark your calendars: Night to Unite– Ice Cream Social



Colonial Village Garden Room
Tuesday, August 1st 6-8:00 pm

All residents welcome,

No charge!

We could use some help serving ice cream. Let Carol know if you are willing to help. We could also do a water balloon toss if someone would be willing to run the event.

Pay Rent by Cell Phone

Do you use your phone for everything?
Now you can pay your Colonial Village rent with
your cell phone. Simply go to your App store and
complete the following steps:



Download app: **rmResident**
Company user name : **Mlves**
Pick company name : **Colonial**
Add your: **email and password**

It's easy and very convenient to pay from your phone. Call Colonial Village office if you need any assistance or have not received an email link.



Do you have a new phone number? If something happens at your home would we be able to get in touch with you? Text Carol if you have a new phone number 651-274-2909

Strawberry Graham Cracker Bites

Here's a fun one
for the 4th!

- 30 sliced fresh strawberries
- 1 (7 ounce) can whipped cream
- 1 (13 ounce) jar chocolate-hazelnut spread (such as Nutella®)
- 30 fresh blueberries
- 1 (14.4 oz) package mini graham crackers



Cut the bottoms of each strawberry so they can stand upright on a plate; hollow out the top of each strawberry. Spoon whipped cream and chocolate-hazelnut spread into the hollow part of each strawberry; top with 1 blueberry. Cover each filled strawberry with a mini graham cracker



NEW HOME COMING TO CV!

A BEAUTIFUL new home is coming in soon and you could be the first to view. It will be located on one of best homesites. Big windows, center island kitchen, three bedrooms and two bathrooms. You could have a new home, new appliances, more energy efficiency, and more space for your family. Best of all you can stay in the neighborhood you call home. The kids don't have to leave their friends or change schools. Your current home may be all the down payment you need.

Call Carol 763-786-3498 for more information.



Donut Days

Wed., July 5th
Wed., July 19th

10:00 am at the Garden Room.
Everyone welcome!

Classified Ads

Responsible Colonial Village teen offers mow & trim services - \$20 weekly

Text: 651-252-8223

Email: johanna.fenton@gmail.com

Lawn mowing:

Sheldon 763-777-8639 or 612-414-3260

Handyman: Plumbing, skirting, heat tapes, re-level, misc. repair work. Bob 651-274-2379

Do you want to be added to the list of lawn mowers? Please call the office 763-786-3498

Colonial Village does not endorse any service or product.



Contest winner- Lois Baker

Lois has won a \$50 gift certificate for Cub. You can be entered to win too.

Just pay your site fee by the 3rd.



A few tips from John....

the Colonial Repair Guy!



We've have another instance of a opossum getting under a home. They can damage your insulation and cause your water line to freeze up next winter. Take a minute to walk all the way around your skirting to make sure there are no gaps where critters can enter.

Also this is the time of year to run your furnace for 10-15 minutes every month. Sitting unused in the summer, humidity can cause expensive parts on the furnace to rust and bind.

Even if you've already done it once this year, please check your outside central air conditioning unit for a build up of lint. Use your hose to spray DOWN, not into the unit to wash off the fins.

John

